

August 2020 | Mitigation Monitoring and Reporting Program
State Clearinghouse No. 2017101033

San Bernardino Countywide Plan

for County of San Bernardino

Prepared for:

County of San Bernardino

Jerry L. Blum, Countywide Plan Coordinator
385 N. Arrowhead Avenue, 1st Floor
San Bernardino, California 92415
909.387.4422
jerry.blum@lus.sbcounty.gov

Prepared by:

PlaceWorks

JoAnn C. Hadfield, Principal, Environmental Services
3 MacArthur Place, Suite 1100
Santa Ana, California 92707
714.966.9220
info@placeworks.com
www.placeworks.com



Table of Contents

Section	Page
1. MITIGATION MONITORING AND REPORTING PROGRAM.....	1
1.1 PURPOSE OF MITIGATION MONITORING AND REPORTING PROGRAM.....	1
1.2 PROJECT LOCATION	2
1.3 PROJECT SUMMARY	3

List of Tables

Table	Page
Table 1 Mitigation Monitoring Requirements.....	5

Table of Contents

This page intentionally left blank.

1. Mitigation Monitoring and Reporting Program

1.1 PURPOSE OF MITIGATION MONITORING AND REPORTING PROGRAM

This Mitigation Monitoring and Reporting Program has been developed to provide a vehicle by which to monitor mitigation measures and conditions of approval outlined in the San Bernardino Countywide Plan Draft Program Environmental Impact Report (PEIR) and the Final PEIR (State Clearinghouse No. 2017101033). The Mitigation Monitoring and Reporting Program (MMRP) has been prepared in conformance with Section 21081.6 of the Public Resources Code. Section 21081.6 states:

- (a) When making findings required by paragraph (1) of subdivision (a) of Section 21081 or when adopting a mitigated negative declaration pursuant to paragraph (2) of subdivision (c) of Section 21080, the following requirements shall apply:
 - (1) The public agency shall adopt a reporting or monitoring program for the changes made to the project or conditions of project approval, adopted in order to mitigate or avoid significant effects on the environment. The reporting or monitoring program shall be designed to ensure compliance during project implementation. For those changes which have been required or incorporated into the project at the request of a responsible agency or a public agency having jurisdiction by law over natural resources affected by the project, that agency shall, if so requested by the lead or responsible agency, prepare and submit a proposed reporting or monitoring program.
 - (2) The lead agency shall specify the location and custodian of the documents or other material which constitute the record of proceedings upon which its decision is based.

The State CEQA Guidelines Section 15097 provides clarification of mitigation monitoring and reporting requirements and guidance to local lead agencies on implementing strategies. The reporting or monitoring program must be designed to ensure compliance during project implementation. The County of San Bernardino is the lead agency for the San Bernardino Countywide Plan and is therefore responsible for implementing the MMRP. The MMRP has been drafted to meet the requirements of Public Resources Code Section 21081.6 as a fully enforceable monitoring program.

The MMRP consists of the mitigation program and the measures to implement and monitor the mitigation program. The MMRP defines the following for the mitigation measure outlined in Table 1, *Mitigation Monitoring Requirements*:

- **Definition of Mitigation.** The mitigation measure contains the criteria for mitigation, either in the form of adherence to certain adopted regulations or identification of the steps to be taken in mitigation.

Mitigation Monitoring and Reporting Program

- **Responsible Party.** Unless otherwise indicated, the project applicant is the responsible party for implementing the mitigation measures.
- **Responsible Monitoring Party or Designated Representative.** Unless otherwise indicated, the County of San Bernardino or a designated representative is responsible for monitoring the performance and implementation of the mitigation measures. To guarantee that the mitigation measure will not be inadvertently overlooked, a supervising public official acting as the Designated Representative is the official who grants the permit or authorization called for in the performance. Where more than one official is identified, permits or authorization from all officials shall be required.
- **Time Frame.** In each case, a time frame is provided for performance of the mitigation measure or review of evidence that mitigation has taken place. The performance points selected are designed to ensure that impact-related components of project implementation do not proceed without establishing that the mitigation is implemented or ensured. All activities are subject to the approval of all required permits from local, state, and federal agencies with permitting authority over the specific activity.
- **Monitor Verification & Signature/Date.** For each mitigation measures, the monitoring party or designated representative shall sign and date this portion of Table 1, *Mitigation Monitoring Requirements*, of this MMRP once the mitigation measure is complied with fully. Where more than one designated representative is identified, signatures from all representatives shall be required.

The numbering system in Table 1 corresponds with the numbering system used in the Draft PEIR. The last column of the MMRP table will be used by the parties responsible for documenting when implementation of the mitigation measure has been completed. The ongoing documentation and monitoring of mitigation compliance will be completed by the County of San Bernardino. The completed MMRP and supplemental documents will be kept on file at the County of San Bernardino Land Use Services Department.

1.2 PROJECT LOCATION

At just over 20,000 square miles, San Bernardino County is the largest county in the nation. It is bordered by Los Angeles County, Orange County, and Kern County on the west; Inyo County and the southwest corner of Clark County, Nevada, on the north; the Colorado River and the states of Arizona and Nevada on the east; and Riverside County on the south. Regional connectivity to San Bernardino County is provided by Interstate 15 (I-15), I-40, I-10, U.S. Route 395, and State Route 58.

The county is defined primarily by its four geographical subregions—the Valley, Mountain, North Desert, and East Desert. Only 4 percent of the land in the county is in incorporated jurisdictions; 96 percent of the land area is unincorporated. However, of the unincorporated area, nearly all (87 percent) is outside of the County’s administrative control (primarily under federal control).

Mitigation Monitoring and Reporting Program

1.3 PROJECT SUMMARY

The proposed project is a comprehensive plan that is driven by the Countywide Vision (2011) and meets California Code requirements for a general plan. The Countywide Plan includes four major components:

1. **A County Policy Plan**, an update and expansion of the County's General Plan, including a new approach to county planning that includes social services, healthcare services, public safety, and other regional county services provided in both incorporated and unincorporated areas.
2. **A Community Action Guide** to replace existing Community Plans with a greater focus on community self-reliance, grass-roots action, and implementation. Goals, policies, land use, and infrastructure decisions for the community planning areas will be addressed in the County Policy Plan.
3. **A County Business Plan**, with governance policies, operational metrics, and implementation strategies that outline the County's approach to providing municipal services in the unincorporated areas and regional services for both incorporated and unincorporated areas.
4. **A Regional Issues Forum**, an online resource for sharing information and resources related to issues confronting the county as a whole, including the work of the Countywide Vision element groups.

The PEIR focuses on the potential County Policy Plan because it is this component that includes the proposed land use designations and policies that have the potential to result in physical environmental impacts.

The following impact categories and their associated impact thresholds were examined in the PEIR:

- Aesthetics
- Agricultural/Forest Resources
- Air Quality
- Biological Resources
- Cultural Resources
- Energy
- Geology and Soils
- Greenhouse Gas Emissions
- Hazards/Hazardous Materials
- Hydrology/Water Quality
- Land Use/Planning
- Mineral Resources
- Noise
- Population/Housing
- Public Services
- Recreation
- Transportation/Traffic
- Tribal Cultural Resources
- Utilities/Service Systems

It should be noted that Table 1, *Mitigation Monitoring Requirements*, does not include those topics for which no mitigation beyond existing regulatory measures are required to mitigate impacts to less than significant.

Mitigation Monitoring and Reporting Program

This page intentionally left blank

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
5.3 AIR QUALITY				
<p>3-1 Prior to discretionary approval by the County for development projects subject to California Environmental Quality Act (CEQA) review (i.e., nonexempt projects), project applicants shall prepare a technical assessment evaluating potential air quality impacts related to the project operation phase and submit it to the County Land Use Services Department for review and approval. The evaluation shall be prepared in conformance with South Coast Air Quality Management District (SCAQMD) methodology, for projects in the South Coast Air Basin (SoCAB), and conformance with the Mojave Desert Air Quality Management District (MDAQMD) for projects in the Mojave Desert Air Basin (MDAB). If operation-related air pollutants are determined to have the potential to exceed the SCAQMD/MDAQMD-adopted thresholds of significance, the County Land Use Services Department shall require that applicants for new development projects incorporate mitigation measures to reduce air pollutant emissions during operational activities. The identified measures shall be included as part of the conditions of approval. Possible mitigation measures to reduce long-term emissions can include, but are not limited to the following, and shall consider new and emerging strategies that may be available during the project lifetime:</p> <ul style="list-style-type: none"> ▪ For site-specific development that requires refrigerated vehicles, the construction documents shall demonstrate an adequate number of electrical service connections at loading docks for plug-in of the anticipated number of refrigerated trailers to reduce idling time and emissions. ▪ Applicants for manufacturing and light industrial uses shall consider energy storage and combined heat and power in appropriate applications to optimize renewable energy generation systems and avoid peak energy use. ▪ Site-specific developments with truck delivery and loading areas and truck parking spaces shall include signage as a reminder to limit idling of vehicles while parked for loading/unloading in accordance with Section 2485 of 13 CCR Chapter 10. ▪ Provide changing/shower facilities as specified, at minimum, or greater than in the guidelines in Section A5.106.4.3 of the CALGreen Code (Nonresidential Voluntary Measures). ▪ Provide bicycle parking facilities equivalent to or greater than as specified in Section A4.106.9 (Residential Voluntary Measures) of the CALGreen Code. 	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<ul style="list-style-type: none"> ▪ Provide preferential parking spaces for low-emitting, fuel-efficient, and carpool/van vehicles equivalent to or greater than Section A5.106.5.1 of the CALGreen Code (Nonresidential Voluntary Measures). ▪ Provide facilities to support electric charging stations per Section A5.106.5.3 (Nonresidential Voluntary Measures) and Section A5.106.8.2 (Residential Voluntary Measures) of the CALGreen Code. ▪ Applicant-provided appliances shall be Energy Star-certified appliances or appliances of equivalent energy efficiency (e.g., dishwashers, refrigerators, clothes washers, and dryers). Installation of Energy Star-certified or equivalent appliances shall be verified by Building & Safety during plan check. ▪ Applicants for future development projects along existing and planned transit routes shall coordinate with the County of San Bernardino and the applicable transit agency to ensure that bus pad and shelter improvements are incorporated, as appropriate. 				
<p>3-2 Prior to issuance of any construction permits for development projects subject to California Environmental Quality Act review (i.e., non-exempt projects), development project applicants shall prepare and submit to the County Land Use Services Department a technical assessment evaluating potential project construction-related air quality impacts. The evaluation shall be prepared in conformance with South Coast Air Quality Management District (SCAQMD) methodology for projects within the South Coast Air Basin (SoCAB), and conformance with the Mojave Desert Air Quality Management District (MDAQMD) for projects in the Mojave Desert Air Basin (MDAB). If construction-related criteria air pollutants are determined to have the potential to exceed the adopted thresholds of significance of the applicable air district, the County Land Use Development Services Department shall require that applicants for new development projects incorporate mitigation measures to reduce air pollutant emissions during construction activities to below these thresholds. These identified measures shall be incorporated into appropriate construction documents (e.g., construction management plans) submitted to the County and shall be verified by the County's Public Works Department. Mitigation measures to reduce construction-related emissions could include, but are not limited to the following, and shall consider new and emerging strategies that may be available during the project lifetime:</p> <ul style="list-style-type: none"> ▪ Use of construction equipment rated by the United States Environmental Protection Agency as having Tier 3 (model year 2006 or newer) or Tier 4 (model year 2008 or newer) emission limits, applicable for engines between 50 and 750 horsepower. A list of 	Project applicant	Prior to issuance of construction permits	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<p>construction equipment by type and model year shall be maintained by the construction contractor on-site and available for County review upon request.</p> <ul style="list-style-type: none"> ▪ Ensure construction equipment is properly serviced and maintained to the manufacturer's standards. ▪ Use of alternative-fueled or catalyst-equipped diesel construction equipment, if available and feasible. ▪ Clearly posted signs that require operators of trucks and construction equipment to minimize idling time (e.g., five minute maximum). ▪ Preparation and implementation of a fugitive dust control plan that may include the following measures: <ul style="list-style-type: none"> ▪ Disturbed areas (including storage piles) that are not being actively utilized for construction purposes shall be effectively stabilized using water or chemical stabilizer/suppressant, or covered with a tarp or other suitable cover (e.g., revegetated). ▪ On-site unpaved roads and offsite unpaved access roads shall be effectively stabilized using water or chemical stabilizer/suppressant. ▪ Land clearing, grubbing, scraping, excavation, land leveling, grading, cut and fill, and demolition activities shall be effectively controlled utilizing application of water or by presoaking. ▪ Material shall be covered or effectively wetted to limit visible dust emissions, and at least six inches of freeboard space from the top of the container shall be maintained when materials are transported off-site. ▪ Operations shall limit or expeditiously remove the accumulation of mud or dirt from adjacent public streets at the end of each workday. (The use of dry rotary brushes is expressly prohibited except where preceded or accompanied by sufficient wetting to limit the visible dust emissions. Use of blower devices is expressly forbidden.) ▪ Following the addition of materials to or the removal of materials from the surface of outdoor storage piles, said piles shall be effectively stabilized to prevent fugitive dust emissions utilizing sufficient water or chemical stabilizer/suppressant. ▪ Within urban areas, trackout shall be immediately removed when it extends 50 or more feet from the site and at the end of each workday. 				

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
	<ul style="list-style-type: none"> ▪ Any site with 150 or more vehicle trips per day shall prevent carryout and trackout. ▪ Limit traffic speeds on unpaved roads to 15 mph. ▪ Install sandbags or other erosion control measures to prevent silt runoff to public roadways from sites with a slope greater than 1 percent. ▪ Install wheel washers for all exiting trucks or wash off all trucks and equipment leaving the project area. 				
3-3	<p>Applicants for new discretionary industrial or warehousing projects or commercial land uses that would generate substantial diesel truck travel—i.e., 100 diesel trucks per day or 40 or more trucks with diesel-powered transport refrigeration units per day based on the California Air Resources Board recommendations for siting new sensitive land uses, or 50 or more truck trips per day if surrounding land uses within 1,000 feet generate 50 or more trucks per day—shall contact the South Coast Air Quality Management District (SCAQMD) or Mojave Desert Air Quality Management District (MDAQMD) in conjunction with County staff to determine the appropriate level of health risk assessment (HRA) required. If preparation of an HRA is required, all HRAs shall be submitted to the County Land Use Services Department and the SCAQMD or MDAQMD for evaluation.</p> <p>The HRA shall be prepared in accordance with policies and procedures of the State Office of Environmental Health Hazard Assessment and SCAQMD, for projects within the South Coast Air Basin (SoCAB), or MDAQMD for projects within the Mojave Desert Air Basin (MDAB). The HRA shall consider cumulative impacts from industrial/warehouse projects within 1,000 feet of the boundary of the project site. If the HRA shows that the project-level or cumulative incremental cancer risk exceeds ten in one million (10E 06) or the risk thresholds in effect at the time a project is considered, or that the appropriate noncancer hazard index exceeds 1.0 or the thresholds as determined by SCAQMD or MDAQMD at the time a project is considered, the applicant will be required to identify and demonstrate that measures are capable of reducing potential cancer and noncancer risks to an acceptable level, including appropriate enforcement mechanisms.</p> <p>Measures to reduce risk impacts may include but are not limited to:</p> <ul style="list-style-type: none"> ▪ Restricting idling onsite beyond Air Toxic Control Measures idling restrictions, as feasible. ▪ Electrifying warehousing docks. ▪ Require operators of heavy-duty trucks visiting the project site commit to using 2010 model year or newer engines that meet the California Air Resources Board's (CARB) 	Project applicant	Prior to discretionary project approval	South Coast Air Quality Management District (SCAQMD) or Mojave Desert Air Quality Management District (MDAQMD) and San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
Mitigation Measure				
<p>2010 engine standard of 0.01 grams per brake horsepower-hour (g/bhp-hr) for particulate matter and 0.02 g/bhp-hr for NOx.</p> <ul style="list-style-type: none"> ▪ Requiring use of newer equipment and/or vehicles. ▪ Restricting offsite truck travel through the creation of truck routes and require trucks to utilize the truck routes identified. ▪ Require that entrances and exits are designed to avoid or minimize truck travel on roadways with sensitive receptors. ▪ Require truck docking bays be positioned away from sensitive receptors. ▪ Restrict overnight parking of trucks in residential areas. ▪ Require operators maintain records of all trucks entering and existing the site, including <ul style="list-style-type: none"> – Type of truck (straight truck or tractor-trailer), – Vehicle identification number, – Model year of the truck, and – Truck fuel type. <p>Measures identified in the HRA shall be identified as mitigation measures in the environmental document and/or incorporated into the site development plan as a component of the proposed project.</p>				
<p>3-4 If it is determined during project-level environmental review that a discretionary project has the potential to emit nuisance odors beyond the property line, an odor management plan shall be prepared and submitted by the project applicant prior to project approval to ensure compliance with the South Coast Air Quality Management District (SCAQMD) Rule 402 for projects within the South Coast Air Basin (SoCAB) or Mojave Desert Air Quality Management District (MDAQMD) Rule 402 for projects within the Mojave Desert Air Basin (MDAB). The following facilities that are within the specified buffer distances specified from sensitive receptors (in parentheses) have the potential to generate substantial odors:</p> <ul style="list-style-type: none"> ▪ Wastewater Treatment Plan (2 miles) ▪ Sanitary Landfill (1 mile) ▪ Transfer Station (1 mile) ▪ Composting Facility (1 mile) ▪ Petroleum Refinery (2 miles) 	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)	
<ul style="list-style-type: none"> ▪ Asphalt Batch Plan (1 mile) ▪ Chemical Manufacturing (1 mile) ▪ Fiberglass Manufacturing (1 mile) ▪ Painting/Coating Operations (1 mile) ▪ Food Processing Facility (1 mile) ▪ Feed Lot/ Dairy (1 mile) ▪ Rendering Plant (1 mile) <p>The Odor Management Plan prepared for these facilities shall identify control technologies that will be utilized to reduce potential odors to acceptable levels, including appropriate enforcement mechanisms. Control technologies may include but are not limited to scrubbers (e.g., air pollution control devices) at an industrial facility. Control technologies identified in the odor management plan shall be identified as mitigation measures in the environmental document and/or incorporated into the site plan.</p>					
5.4 Biological Resources					
4-1	For each development project that would disturb special status vegetation on vacant land, or that might impact a wildlife movement corridor or jurisdictional waters pursuant to the CWP and subject to CEQA, a qualified biologist shall determine the potential for a significant biological resource impact and determine whether a field survey of the project site is warranted. If warranted, a qualified biologist shall prepare a biological resources technical report meeting current requirements of CEQA, and addressing applicable County goals and policies, applicable Habitat Conservation Plans and Natural Community Conservation Plans, and applicable federal, state, and local regulatory requirements. The report shall include documentation of biological resources present or potentially present (including special-status species, special-status vegetation communities, jurisdictional waters, and wildlife movement corridors), an impacts analysis, avoidance measures, and mitigation measures to reduce significant impacts to less than significant if applicable and feasible.	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
5.5 CULTURAL RESOURCES				
5-1	In areas of documented or inferred historic resource presence, prior to construction or demolition activities that may impact historic resources, a historical resources assessment shall be prepared by a qualified architectural historian or historian who meets the Secretary of the Interior's PQS in architectural history or history. Potential historic resources include buildings, structures, objects, sites, historic districts, and landscape/site plan features falling within the project area and its immediate vicinity that are at least 45 years of age and are not substantially altered. The qualified architectural historian or historian shall conduct an evaluation of the potential historic resources in accordance with the guidelines and best practices promulgated by the State OHP and shall document the evaluation in a report meeting the State OHP guidelines, on Department of Parks and Recreation Series 523 forms. The report will be submitted to the County for review and concurrence, to ensure that any project requiring rehabilitation or alteration of a historical resource will not impair its significance.	Project applicant	Prior to construction or demolition activities	San Bernardino County Land Use Services Department
5-2	In areas of documented or inferred archaeological resource presence, archaeological resource assessments shall be required prior to ground disturbance related to a development project. To determine the archaeological sensitivity of a proposed Project area, the County may rely on an expert opinion from the County Museum staff, or on the results of a CHRIS records search at the SCCIC or the Sacred Lands File maintained by the NAHC. Archaeological resources assessments shall be performed under the supervision of an archaeologist that meets the Secretary of the Interior's Professional Qualifications Standards (PQS) in either prehistoric or historic archaeology. The archaeological resources assessment shall include a Phase I pedestrian survey, undertaken to locate any surface cultural materials that may be present.	Project applicant	Prior to ground disturbance activities	San Bernardino County Land Use Services Department
5-3	If potentially significant archaeological resources are identified through an archaeological resources assessment, and impacts to these resources cannot be avoided, a Phase II Testing and Evaluation investigation shall be performed by an archaeologist who meets the PQS prior to any construction-related ground-disturbing activities to determine significance. If resources determined significant or unique through Phase II testing, and site avoidance is not possible, appropriate site-specific mitigation measures shall be established and undertaken. These might include a Phase III data recovery program implemented by a qualified archaeologist and performed in accordance with the OHP's Archaeological	Project applicant	Prior to ground disturbance activities	San Bernardino County Land Use Services Department

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
5-4	Resource Management Reports (ARMR): Recommended Contents and Format (OHP 1990) and Guidelines for Archaeological Research Designs (OHP 1991). If the archaeological assessment did not identify potentially significant archaeological resources within the proposed project area but indicated the area to be highly sensitive for archaeological resources, a qualified archaeologist shall prepare a monitoring plan for all ground-disturbing construction and pre-construction activities in areas with previously undisturbed soil. The archaeologist shall inform all construction personnel prior to construction activities of the proper procedures in the event of an archaeological discovery. The training shall be held in conjunction with the project's initial on-site safety meeting, and shall explain the importance and legal basis for the protection of significant archaeological resources. In the event that archaeological resources (artifacts or features) are exposed during ground-disturbing activities, construction activities in the immediate vicinity of the discovery shall be halted while the resources are evaluated for significance by an archaeologist who meets the PQS, and, if necessary, develop appropriate treatment or disposition of the resources in consultation with the County and a representative of the affected Native American tribe. Where it is determined that significant cultural resources with Native American affiliation are discovered, the collection policies, analysis, and curation of any materials from the site shall be determined through consultation with the tribal representative designated by the County. Any significant cultural resources discovered that lack any Native American affiliation shall be curated with a recognized scientific or educational repository.	Project applicant	Prior to ground-disturbing construction and pre-construction activities	San Bernardino County Land Use Services Department	
5-5	In areas of documented or inferred paleontological resource presence, development projects proposed on previously undisturbed soils shall require consultation with a qualified paleontologist meeting the standards of SVP (2010)). The initial consultation may be provided by a qualified paleontologist on staff at the County Museum. The qualified paleontologist will determine the degree of paleontological resource sensitivity, as outlined below, and will recommend a project-specific paleontological resources monitoring and mitigation plan (PRMMP). This plan will address specifics of monitoring and mitigation for the development project, and will take into account updated geologic mapping, geotechnical data, updated paleontological records searches, and any changes to the regulatory framework. This PRMMP should usually meet the standards of the SVP (2010), unless the project is on BLM land or subject to federal jurisdiction, in which case the BLM standards	Project applicant	Prior to ground disturbance activities	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<p>(2009) should be used. The following provisions would be typical for units mapped with the different levels of paleontological sensitivity:</p> <ul style="list-style-type: none"> ▪ High (SVP)/Class 4–5 (BLM)—All projects involving ground disturbances in previously undisturbed areas sediments mapped as having high paleontological sensitivity will be monitored by a qualified paleontological monitor (BLM, 2009; SVP, 2010) on a full-time basis under the supervision of the Qualified Paleontologist. Undisturbed sediments may be present at the surface, or present in the subsurface, beneath earlier developments. This monitoring will include inspection of exposed sedimentary units during active excavations within sensitive geologic sediments. The monitor will have authority to temporarily divert activity away from exposed fossils to evaluate the significance of the find and, should the fossils be determined to be significant, professionally and efficiently recover the fossil specimens and collect associated data. Paleontological monitors will use field data forms to record pertinent location and geologic data, will measure stratigraphic sections (if applicable), and collect appropriate sediment samples from any fossil localities. ▪ Low to High (SVP)/Class 2 to Class 4–5 (BLM)—All projects involving ground disturbance in previously undisturbed areas mapped with low-to-high paleontological sensitivity will only require monitoring if construction activity will exceed the depth of the low sensitivity surficial sediments. The underlying sediments may have high paleontological sensitivity, and therefore work in those units might require paleontological monitoring, as designated by the Qualified Paleontologist in the PRMMP. When determining the depth at which the transition to high sensitivity occurs and monitoring becomes necessary, the Qualified Paleontologist should take into account: a) the most recent local geologic mapping, b) depths at which fossils have been found in the vicinity of the project area, as revealed by the museum records search, and c) geotechnical studies of the project area, if available. ▪ Low (SVP)/Class 2–3 (BLM)—All projects involving ground disturbance in previously undisturbed areas mapped as having low paleontological sensitivity should incorporate worker training to make construction workers aware that while paleontological sensitivity is low, fossils might still be encountered. The Qualified Paleontologist should oversee this training as well as remain on-call in the event fossils are found. Paleontological monitoring is usually not required for sediments with low (Low / Class 2–3) paleontological sensitivity. 				

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<ul style="list-style-type: none"> ▪ None (SVP)/Class 1 (BLM)—Projects determined by the Qualified Paleontologist to involve ground-disturbing activities in areas mapped as having no paleontological sensitivity (i.e., plutonic igneous or high-grade metamorphic rocks) will not require further paleontological mitigation measures. ▪ Unknown (SVP)/Class U (BLM): All projects involving ground disturbance in previously undisturbed areas mapped as having unknown paleontological sensitivity should retain a Qualified Paleontologist to conduct a field survey of the proposed Project area to determine the sensitivity of the geologic units, after which the relevant mitigation measures can be applied. 				
5-6 In the event of any fossil discovery, regardless of depth or geologic formation, construction work will halt within a 50-ft. radius of the find until its significance can be determined by a Qualified Paleontologist. Significant fossils will be recovered, prepared to the point of curation, identified by qualified experts, listed in a database to facilitate analysis, and deposited in a designated paleontological curation facility in accordance with the standards of the SVP (2010) and BLM (2009). A repository will be identified and a curatorial arrangement will be signed prior to collection of the fossils. Although the San Bernardino County Museum is specified as the repository for fossils found in the county in the current General Plan (San Bernardino County, 2007), the museum may not always be available as a repository. Therefore, any accredited institution may serve as a repository.	Project applicant	Prior to ground disturbance activities	San Bernardino County Land Use Services Department	
5.7 GREENHOUSE GAS EMISSIONS				
7-1 Within 18 months of adoption of the Countywide Plan, the County of San Bernardino shall update the County of San Bernardino’s GHG Reduction Plan. The Plan shall provide: <ul style="list-style-type: none"> ▪ GHG inventories of existing, 2030 and 2050 GHG levels; ▪ Targets for 2030 and 2050 from land uses under the County’s jurisdiction based on the goals of SB 32 and Executive Order S-03-05; and ▪ Tools and strategies for reducing GHG emissions in accordance with the 2030 goal. In addition, to implement the GHG Reduction Strategy, the County shall develop key programs, and policies required to promote voluntary, incentive- based measures in the Plan, establish the planning framework for the performance-based development review process, and support and implement the local mandatory GHG reduction measures. These implementation tasks include: <ul style="list-style-type: none"> ▪ Update the community GHG inventory to monitor emissions trends every five years. 	San Bernardino County Land Use Services Department	Within 18 months of adoption of the Countywide Plan,	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<p>▪ In 2030, develop a plan for post-2030 actions.</p> <p>Prior to January 1, 2021, the County of San Bernardino shall appoint an Implementation Coordinator, under the County Executive Officer (CEO) to oversee the successful implementation of all selected GHG reduction strategies. The primary function of the Implementation Coordinator will be to create a streamlined approach to manage implementation of the GHG Reduction Plan. The Implementation Coordinator will also coordinate periodic community outreach to leverage community involvement, interest, and perspectives. The Implementation Coordinator shall prepare annual reports to the County Board of Supervisors on the GHG Plan, including the measures, progress on meeting the emissions goals, and periodic monitoring of emissions.</p> <p>Prior to adoption of the Unincorporated County of San Bernardino’s GHG Reduction Plan update, for projects with a post-2020 buildout date that have potentially significant impacts, the County of San Bernardino shall consider the following measures identified in the 2017 Scoping Plan:</p> <p>Construction</p> <ul style="list-style-type: none"> ▪ Enforce idling time restrictions for construction vehicles ▪ Require construction vehicles to operate with the highest tier engines commercially available ▪ Divert and recycle construction and demolition waste, and use locally-sourced building materials with a high recycled material content to the greatest extent feasible ▪ Minimize tree removal, and mitigate indirect GHG emissions increases that occur due to vegetation removal, loss of sequestration, and soil disturbance ▪ Utilize existing grid power for electric energy rather than operating temporary gasoline/diesel powered generators ▪ Increase use of electric and renewable fuel powered construction equipment and require renewable diesel fuel where commercially available ▪ Require diesel equipment fleets to be lower emitting than any current emission standard <p>Operation</p> <ul style="list-style-type: none"> ▪ Comply with County’s standards for mitigating transportation impacts under SB 743 ▪ Require on-site EV charging capabilities for parking spaces serving the project to meet jurisdiction-wide EV proliferation goals 				

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<ul style="list-style-type: none"> ▪ Allow for new construction to install fewer on-site parking spaces than required by local municipal building code, if appropriate⁴ ▪ Dedicate on-site parking for shared vehicles ▪ Provide adequate, safe, convenient, and secure on-site bicycle parking and storage in multi-family residential projects and in non-residential projects ▪ Provide on- and off-site safety improvements for bike, pedestrian, and transit connections, and/or implement relevant improvements identified in an applicable bicycle and/or pedestrian master plan ▪ Require on-site renewable energy generation ▪ Prohibit wood-burning fireplaces in new development, and require replacement of wood-burning fireplaces for renovations over a certain size developments ▪ Require cool roofs and “cool parking” that promotes cool surface treatment for new parking facilities as well as existing surface lots undergoing resurfacing ▪ Require solar-ready roofs ▪ Require organic collection in new developments ▪ Require low-water landscaping in new developments (see CALGreen Divisions 4.3 and 5.3 and the Model Water Efficient Landscape Ordinance [MWELo], which is referenced in CALGreen). Require water efficient landscape maintenance to conserve water and reduce landscape waste. ▪ Achieve Zero Net Energy performance building standards prior to dates required by the Energy Code ▪ Encourage new construction, including municipal building construction, to achieve third-party green building certifications, such as the GreenPoint Rated program, LEED rating system, or Living Building Challenge ▪ Require the design of bike lanes to connect to the regional bicycle network ▪ Expand urban forestry and green infrastructure in new land development ▪ Require preferential parking spaces for park and ride to incentivize carpooling, vanpooling, commuter bus, electric vehicles, and rail service use ▪ Require a transportation management plan for specific plans which establishes a numeric target for non-SOV travel and overall VMT 				

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
<ul style="list-style-type: none"> ▪ Develop a rideshare program targeting commuters to major employment centers ▪ Require the design of bus stops/shelters/express lanes in new developments to promote the usage of mass-transit ▪ Require gas outlets in residential backyards for use with outdoor cooking appliances such as gas barbeques if natural gas service is available ▪ Require the installation of electrical outlets on the exterior walls of both the front and back of residences to promote the use of electric landscape maintenance equipment ▪ Require the design of the electric outlets and/or wiring in new residential unit garages to promote electric vehicle usage ▪ Require electric vehicle charging station (Conductive/inductive) and signage for non-residential developments ▪ Provide electric outlets to promote the use of electric landscape maintenance equipment to the extent feasible on parks and public/quasi-public lands ▪ Require each residential unit to be "solar ready," including installing the appropriate hardware and proper structural engineering ▪ Require the installation of energy conserving appliances such as on-demand tank-less water heaters and whole-house fans ▪ Require each residential and commercial building equip buildings with energy efficient AC units and heating systems with programmable thermostats/timers ▪ Require large-scale residential developments and commercial buildings to report energy use, and set specific targets for per-capita energy use ▪ Require each residential and commercial building to utilize low flow water fixtures such as low flow toilets and faucets (see CALGreen Divisions 4.3 and 5.3 as well as Appendices A4.3 and A5.3) ▪ Require the use of energy-efficient lighting for all street, parking, and area lighting ▪ Require the landscaping design for parking lots to utilize tree cover and compost/mulch ▪ Incorporate water retention in the design of parking lots and landscaping, including using compost/mulch ▪ Require the development project to propose an off-site mitigation project which should generate carbon credits equivalent to the anticipated GHG emission reductions. This would be implemented via an approved protocol for carbon credits from California Air 				

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
	<p>Pollution Control Officers Association (CAPCOA), the California Air Resources Board, or other similar entities determined acceptable by the local air district</p> <ul style="list-style-type: none"> ▪ Require the project to purchase carbon credits from the CAPCOA GHG Reduction Exchange Program, American Carbon Registry (ACR), Climate Action Reserve (CAR) or other similar carbon credit registry determined to be acceptable by the local air district ▪ Encourage the applicant to consider generating or purchasing local and California-only carbon credits as the preferred mechanism to implement its off-site mitigation measure for GHG emissions and that will facilitate the State's efforts in achieving the GHG emission reduction goal. 				
5.11 MINERAL RESOURCES					
11-1	<p>Prior to project approval for proposed development of properties classified as either MRZ-2a, 2b or MRZ-3a as modified by 2013 state designations of significance, a mineral resource evaluation shall be conducted to determine the significance and economic viability of mining the resource. If development of a property would preclude future extraction of a significant mineral resource, in accordance with CEQA, the County shall make the appropriate findings and adopt a Statement of Overriding Considerations prior to permitting development of the property.</p>	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	
11-2	<p>Prior to approval of any project on lands classified as either MRZ-2a, 2b or MRZ-3a as modified by 2013 state designations of significance, a report shall be prepared that analyzes the project's value in relation to the mineral values found onsite. The analysis shall consider the importance of construction aggregate mineral resource onsite to the market region as a whole, and not just the importance of the resources found within the San Bernardino County area. The report shall be submitted to the County, such that the County has adequate information to develop a statement of reasons for permitting the proposed land use to the California Department of Conservation, State Mining and Geology Board, for subsequent review, in accordance with SMARA, Article 2, Section 2762 and 2763 for areas designated of regional significance.</p>	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
5.12 NOISE				
12-1 Prior to issuance of demolition, grading and/or building permits on sites adjacent to sensitive receptors, a note shall be provided on construction plans indicating that during grading, demolition, and construction, the project applicant shall be responsible for requiring contractors to implement the following measures to limit construction-related noise: <ul style="list-style-type: none"> ▪ During the entire permitted activity, equipment and trucks used for the project shall utilize the best available noise control techniques (e.g., improved mufflers, intake silencers, ducts, engine enclosures, and acoustical attenuation), wherever feasible. ▪ Require impact tools (e.g., jack hammers and hoe rams) that are hydraulically or electrically powered whenever feasible. Where the use of pneumatic tools is unavoidable, an exhaust muffler on the compressed air exhaust shall be used along with external noise jackets on the tools. ▪ Stationary equipment such as generators and air compressors shall be located as far as feasible from nearby noise-sensitive uses. ▪ Stockpiling shall be located as far as feasible from nearby noise-sensitive receptors. ▪ Prior to the start of construction activities, a sign shall be posted at the job site, clearly visible to the public, that includes permitted construction days and hours, as well as contact information for the County Building Inspection Supervisor and contractor's authorized representative. If the authorized contractor's representative receives a noise or vibration complaint, he/she shall investigate, take appropriate corrective action, and report the action to the County. ▪ Signs shall be posted at the job site entrance(s), within the on-site construction zones, and along queueing lanes (if any) to reinforce the prohibition of unnecessary engine idling. All other equipment shall be turned off if not in use for more than 5 minutes. ▪ During the entire active construction period, the use of noise-producing signals, including horns, whistles, alarms, and bells, shall be for safety warning purposes only. The construction manager shall be responsible for adjusting alarms based on the background noise level, or to utilize human spotters when feasible and in compliance with all safety requirements and laws. ▪ Erect temporary noise barriers, where feasible, when construction noise is predicted to exceed the County noise standards and when the anticipated construction duration is greater than is typical (e.g., two years or greater). 	Project applicant	Prior to issuance of demolition, grading and/or building permits	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
12-2	Individual projects that use vibration-intensive construction activities, such as pile drivers, jack hammers, and vibratory rollers, near sensitive receptors shall be evaluated for potential vibration impacts. If construction-related vibration is determined to exceed the maximum level of 0.2 in/sec PPV at residential structures per Development Code Section 83.01.090 additional requirements, such as use of less-vibration-intensive equipment or construction techniques, shall be implemented during construction (e.g., drilled piles to eliminate use of vibration-intensive pile driver).	Project applicant	Prior to construction activities	San Bernardino County Land Use Services Department	
12-3	During the project-level CEQA process for individual discretionary development projects likely to generate noise or vibration exceeding limits established under the CWP or County Development Code at the site of a nearby sensitive receptor, a noise and vibration analysis shall be conducted to assess and mitigate potential noise and vibration impacts related to the operations of that development. This analysis shall be conducted by a qualified, experienced acoustical consultant or engineer and shall follow the latest CEQA guidelines, practices, and precedents.	Project applicant	During the project-level CEQA process	San Bernardino County Land Use Services Department	
12-4	Require that new discretionary residential projects (or other sensitive uses) within 200 feet of existing railroad lines conduct a groundborne vibration and noise evaluation consistent with FTA-approved methodologies.	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	
5.16 TRANSPORTATION AND TRAFFIC					
16-1	Prior to approval of discretionary projects subject to VMT reduction analysis and located outside the designated growth areas, applicants shall demonstrate compliance with the County's adopted Transportation Impact Study (TIS) Guidelines for CEQA assessment of VMT impacts. For projects with VMT/capita exceeding the County's significance threshold, a mitigation plan shall be developed and implemented. Mitigation should consist of Transportation Demand Management (TDM) measures analyzed under a VMT-reduction methodology consistent with Chapter 7 of the California Air Pollution Control Officers Association's Quantifying Greenhouse Gas Mitigation Measures (August 2010) and approved by the Traffic Division and Land Use Services Department (if applicable), or the project description should be reviewed and modified to promote reduced VMT.	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

Table 1 Mitigation Monitoring Requirements

	Mitigation Measure	Responsibility for Implementation	Timing	Responsibility for Monitoring	Monitor (Signature Required) (Date of Compliance)
16-2	<p>Discretionary projects located within the designated growth areas that are subject to VMT reduction analysis shall develop a VMT reduction plan to achieve a minimum of a four percent reduction in VMT/capita in comparison to existing conditions. At a minimum, the VMT reduction plan shall consider the following TDM measures (estimated potential VMT reduction as shown):</p> <ul style="list-style-type: none"> ▪ UT-6, Integrate affordable and below market rate housing: 0.04 to 1.20 percent. ▪ LUT-9, Improve Design of Development: 3.0 to 21.3 percent. ▪ SDT-1, Provide pedestrian network improvements. Applicable for subdivisions connecting to other development, in areas identified for growth in the CWP, unincorporated Valley region areas, or unincorporated spheres of influence. ▪ SDT-2, Provide Traffic Calming Measures: 0.25 to one percent. Applicable for subdivisions connecting to other development, in areas identified for growth in the CWP, unincorporated Valley region areas, or unincorporated spheres of influence. ▪ TRT-4, Implement Subsidized or Discounted Transit Passes: 0 to 16 percent. Applicable to development within 1/2 mile of a transit system. As such, it would be applicable in the Valley region but less applicable in other areas. ▪ TRT-6, Encourage Telecommuting and Alternative Work Schedules: 0.2 to 4.5 percent. Applicable to the County as the County is and will continue to partner with internet providers to increase coverage within the County to facilitate this application. ▪ TRT-10, Implement a School Pool Program: 7.2 to 15.8 percent reduction in school VMT. Applicable for large developments, i.e., approximately 300 households or more. 	Project applicant	Prior to discretionary project approval	San Bernardino County Land Use Services Department	

Mitigation Monitoring and Reporting Program

This page intentionally left blank.